



## 6603 Law Drive Calgary Alberta

\$925,000

Located on a serene, quiet tree-lined street in the established community of Lakeview & situated on a sweeping 6490 sq ft corner lot just steps away from North Glenmore park & an off-leash area, this 3+1 bedroom bungalow offers over 2500 sq ft of developed living space. The main level with hardwood floors, presents a living room with wood-burning feature fireplace & built-ins & spacious dining area that's open to the custom kitchen completed by North Mount Industries that's tastefully finished with island/eating bar, book matched walnut cabinets & stainless steel counters & appliances. There are also 3 good-sized bedrooms & a 4 piece main bath on the main level. The primary bedroom has ample closet space & a private 3 piece ensuite. The large, fully developed basement includes a huge recreation room, flex area (currently used as a home gym) & den/office. A very spacious fourth bedroom, 3 piece bath with oversized steam shower, laundry & storage complete the basement development. Other notable features include a newly painted exterior (2024) & sunny southwest back yard with deck, patio & access to the double detached garage. Also revel in the premier location, steps to North Glenmore Park & close to excellent schools, shopping, public transit & easy access to Crowchild & Glenmore Trails. Don't miss this wonderful opportunity to renovate or build your dream home on a beautiful street. (id:6769)

Storage 11.00 Ft x 6.00 Ft

Den 11.00 Ft x 9.50 Ft

Recreational, Games room 34.00 Ft x 11.00 Ft

Other 11.00 Ft x 11.00 Ft

Laundry room 10.00 Ft x 9.50 Ft

Bedroom 17.50 Ft x 13.00 Ft

3pc Bathroom Measurements not available

Kitchen 12.00 Ft x 11.50 Ft

Dining room 11.00 Ft x 9.00 Ft

Living room 17.50 Ft x 14.50 Ft

Primary Bedroom 12.50 Ft x 11.50 Ft

Bedroom 11.50 Ft x 9.00 Ft

Bedroom 10.50 Ft x 8.00 Ft

3pc Bathroom Measurements not available

4pc Bathroom Measurements not available

Listing Presented By:



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